



13 Briarwood Road, Ewloe

Deeside



In Excess of £375,000

13 Briarwood Road

Ewloe, Deeside

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

Upon arrival, a long shared driveway leads to the property. Step inside the entrance hall, where you are greeted with a sense of space, complete with an under stairs cupboard and convenient W.C. Continuing through, the large dual aspect lounge beckons with French doors leading out to the rear garden, creating a seamless indoor outdoor flow. A feature electric fireplace with provisions for a wall mounted T.V. adds a touch of elegance to the room.

The heart of the home awaits in the stunning open plan kitchen/diner, fitted with two-tone green units including a central island. Integral appliances such as a double oven, gas hob, dishwasher, and fridge/freezer make cooking a delight. There is ample space for a good sized dining table, perfect for hosting gatherings of 6-8 people. An adjoining utility room provides additional storage cupboards and space for a washing machine and tumble dryer, with a door leading out to the rear garden for added convenience.







Ascending to the first floor, you will find four generously sized bedrooms and a modern family bathroom. The master bedroom boasts fitted wardrobes and a modern en-suite shower room for added luxury. Bedrooms two and three also have the benefit of fitted wardrobes.

The modern family bathroom features a white suite consisting of a P-shaped bath with shower over, washbasin, and W.C. all set within a modern vanity unit.

Externally, the property offers ample off road parking to the front and an attached single garage. The good sized rear garden has been mainly laid to lawn, complemented by sleek grey paving that creates a pathway around the rear of the house and leads down to a sunken patio area, ideal for al fresco dining or enjoying a moment of relaxation in the fresh air.

Situated in a secluded cul de sac in a sought-after location, this property offers a peaceful retreat from the hustle and bustle of everyday life. Briarwood Road presents an opportunity to live in a meticulously renovated home that caters to the needs of modern families.

Discover the perfect blend of comfort, style, and convenience in this meticulously renovated family home. Briarwood Road awaits to welcome you into a world of modern luxury and timeless elegance.



To see the full property listing, please scan the QR code below.

